

16.50 ± AC Near White River | Borders Ozark National Forest
CR 128, Calico Rock
Calico Rock, AR 72519

\$95,000
16.5± Acres
Baxter County



**16.50 ± AC Near White River | Borders Ozark National Forest
Calico Rock, AR / Baxter County**

SUMMARY

Address

CR 128, Calico Rock

City, State Zip

Calico Rock, AR 72519

County

Baxter County

Type

Hunting Land, Recreational Land

Latitude / Longitude

36.210578 / -92.286553

Acreage

16.5

Price

\$95,000

Property Website

<https://www.mossoakproperties.com/property/16-50-ac-near-white-river-borders-ozark-national-forest/baxter/arkansas/101395/>



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PROPERTY DESCRIPTION

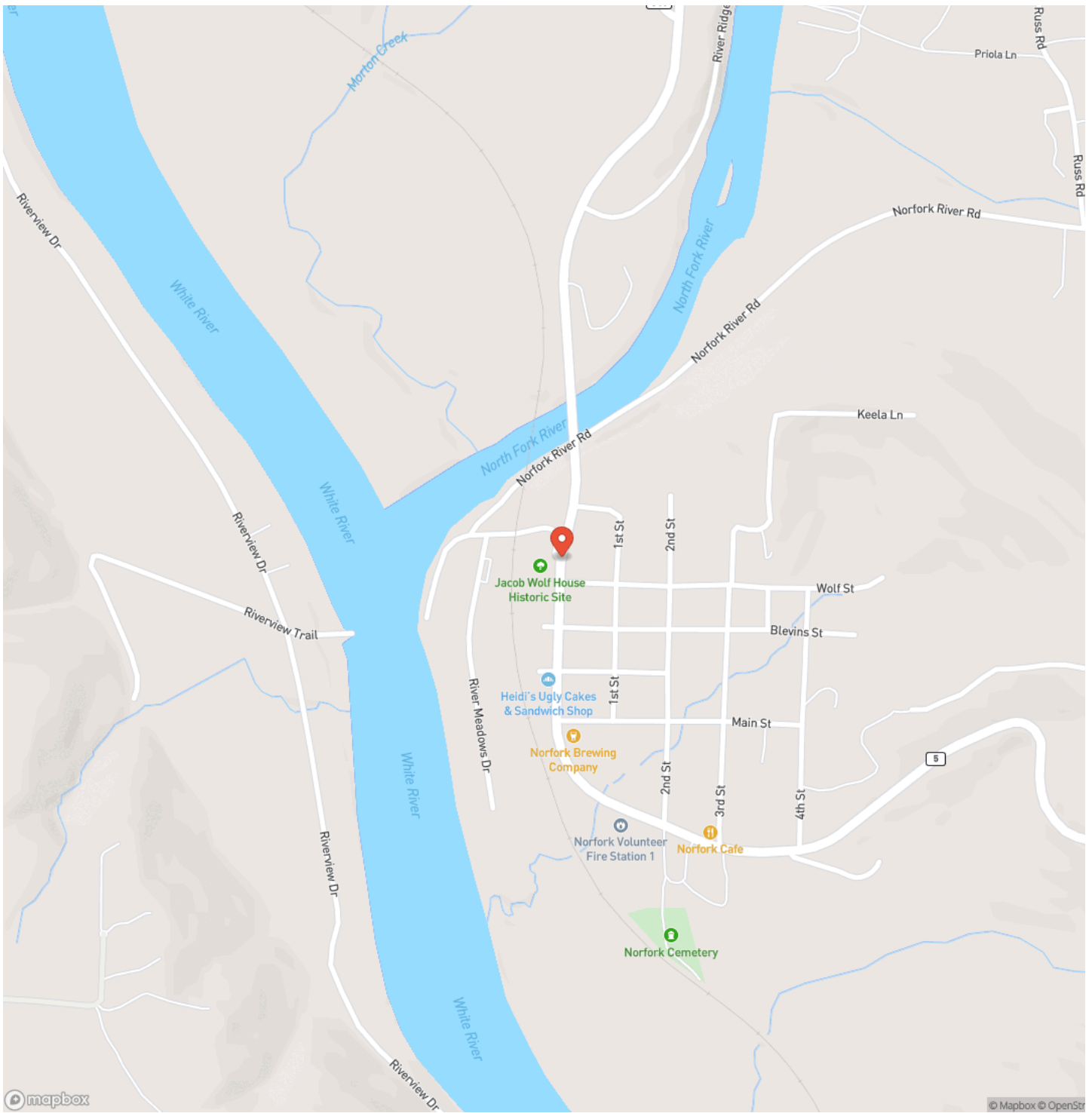
Unrestricted 16.50 acres m/l bordering the Ozark National Forest, offering privacy and abundant wildlife. A new driveway and road provide easy access throughout the property. The land features wooded terrain, established trails, and unique rock formations, making it ideal for hunting, recreation, or building a cabin or full-time residence. **Located just minutes from Sneed's Creek Landing on the White River**, with convenient access to fishing, kayaking, and other outdoor activities. Electric is available. Property will require a survey prior to closing. Excellent opportunity to own land with direct access to thousands of acres of public forest while enjoying the peace and seclusion of the Ozarks.



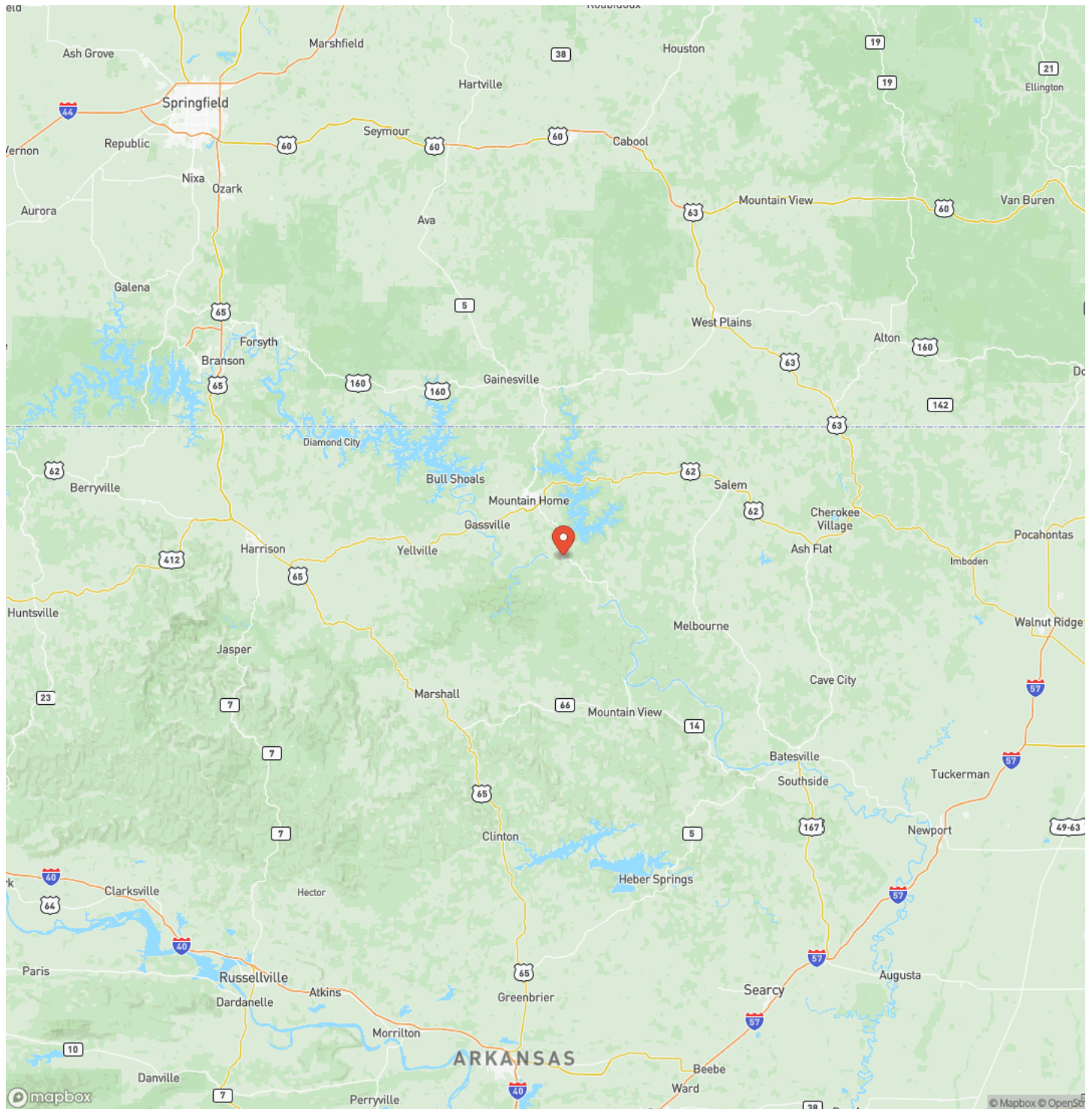
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Locator Map



Locator Map



Satellite Map



DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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